

**TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES**

STATE OF INDIANA                                 )  
  ) SS:                 IN THE CIRCUIT COURT OF  
COUNTY OF MIAMI                                 )                 MIAMI COUNTY  
  )                 PERU, INDIANA

WELLS FARGO BANK, N.A.                                 )  
  ) CAUSE NO. 52C01-1110-MF-00404  
  )  
  ) PLAINTIFF  
  )  
  ) vs  
  )  
  )  
CONSTANCE S. JOHNSON; CHRISTINA K.                 )  
JOHNSON A/K/A CHRISTINA KAY ROBINSON;             )  
MORTGAGE ELECTRONIC REGISTRATION                 )  
SYSTEMS, INC., AS NOMINEE FOR RBS                 )  
CITIZENS, N.A.; RBS CITIZENS, NATIONAL             )  
ASSOCIATION; GREEN TREE SERVICING, LLC             )  
  )  
  ) DEFENDANTS  
  )

**NOTICE OF SHERIFF'S SALE OF REAL ESTATE**

By virtue of an Order of Sale, directed to me from the Clerk of the Miami Circuit Court and pursuant to a Judgment of Foreclosure entered on April 12, 2012, I will expose to public sale to the highest bidder for cash in hand, at the office of the Sheriff of Miami County, in Miami County, Indiana, located at 1104 W 200N Peru, IN 46970 on 6-26-12 at 10:00 AM Local Time, the fee simple title together with the rents, profits, issues and income or so much thereof as may be sufficient to satisfy said judgment, interest, costs and accruing costs of the following described real estate located in Miami County, Indiana, to-wit:

**Tract 1**

Part of the Northeast Quarter of Section 1, Township 25 North, Range 4 East, Clay Township, Miami County, Indiana, described as follows:

Beginning at a railroad spike on the South quarter section line of said Northeast quarter section bearing north 90 degrees 00 minutes 00 seconds West (assumed bearing line) 649.73 feet from an aluminum section corner monument marking the Southeast corner of said Northeast quarter section; thence from the point of beginning continuing North 90 degrees 00 minutes 00 seconds West 655.68 feet on said South quarter section line to a point referenced by a 1/2 inch diameter steel pin bearing North 78 degrees 29 minutes 21 seconds West 1.43 feet, said pin being the Southeast corner of a parcel described in Deed Record 191, page 905 as recorded in the Miami County Indiana Recorder's Office; thence North 00 degrees 23 minutes 36 seconds East 848.81 feet to the apparent centerline of Big Pipe Creek said point referenced by a capped 5/8 inch diameter rebar bearing South 00 degrees 23 minutes 36 seconds West 59.15 feet; thence on the apparent centerline of said creek on the following three (3) courses: North 73 degrees 48 minutes 22 seconds East 359.03 feet; North 89 degrees 48 minutes 36 seconds East 148.99 feet; South 79 degrees 30 minutes 19 seconds East 164.43 feet to a point referenced by a capped 5/8 inch diameter rebar bearing South 00 degrees 20 minutes 57 seconds West 39.63 feet; thence from the point in the apparent centerline of said creek South 00 degrees 20 minutes 57 seconds West 919.48 feet to the point of beginning, containing 13.83 acres.

Excepting therefrom:

Part of the Northeast Quarter of Section 1, Township 25 North, Range 4 East, Clay Township, Miami County Indiana, described as follows:

Beginning at a railroad spike on the south Quarter Section line of said Northeast Quarter Section bearing North 90 Degrees 00 Minutes 00 Seconds West (assumed bearing line) 1305.41 feet from a aluminum section corner monument marking the southeast corner of said Northeast Quarter Section said railroad spike referenced by a 1/2 inch diameter steel pin bearing North 78 Degrees 29 Minutes 21 Seconds West 1.43 feet, said 1/2 inch diameter steel pin being the southeast corner of a parcel described in Deed Record 191 page 905 as recorded in the Miami County, Indiana, Recorder's Office; thence North 00 Degrees 23 Minutes 36 Seconds East 848.81 feet to the apparent centerline of Big Pipe Creek, said point

referenced by a capped 5/8 inch diameter rebar bearing South 00 Degrees 23 Minutes 36 Seconds West 59.15 feet; thence on the apparent centerline of said Creek on the following three (3) courses:

North 73 Degrees 48 Minutes 22 Seconds East 359.03 feet

North 89 Degrees 48 Minutes 36 Seconds East 148.99 feet

South 79 Degrees 30 Minutes 19 Seconds East 164.43 feet to a point referenced by a capped 5/8 inch diameter rebar bearing South 00 Degrees 20 Minutes 57 Seconds West 39.63 feet; thence from the point in the apparent centerline of said Creek South 00 Degrees 20 Minutes 57 Seconds West 457.22 feet to a capped 5/8 inch diameter rebar; thence North 90 Degrees 00 Minutes 00 Seconds West 362.08 feet to a capped 5/8 inch diameter rebar; thence South 00 Degrees 00 Minutes 00 Seconds East 462.26 feet to the south Quarter Section line; thence North 90 Degrees 00 Minutes 00 Seconds West 296.42 feet on said south Quarter Section line to the point of beginning, containing 10.00 acres, leaving 3.83 acres.

## Tract 2

Part of the Northeast Quarter of Section 1, Township 25 North, Range 4 East, Clay Township, Miami County Indiana, described as follows:

Beginning at a railroad spike on the south Quarter Section line of said Northeast Quarter Section bearing North 90 Degrees 00 Minutes 00 Seconds West (assumed bearing line) 1305.41 feet from a aluminum section corner monument marking the southeast corner of said Northeast Quarter Section said railroad spike referenced by a 1/2 inch diameter steel pin bearing North 78 Degrees 29 Minutes 21 Seconds West 1.43 feet, said 1/2 inch diameter steel pin being the southeast corner of a parcel described in Deed Record 191 page 905 as recorded in the Miami County, Indiana, Recorder's Office; thence North 00 Degrees 23 Minutes 36 Seconds East 848.81 feet to the apparent centerline of Big Pipe Creek, said point referenced by a capped 5/8 inch diameter rebar bearing South 00 Degrees 23 Minutes 36 Seconds West 59.15 feet; thence on the apparent centerline of said Creek on the following three (3) courses:

North 73 Degrees 48 Minutes 22 Seconds East 359.03 feet

North 89 Degrees 48 Minutes 36 Seconds East 148.99 feet

South 79 Degrees 30 Minutes 19 Seconds East 164.43 feet to a point referenced by a capped 5/8 inch diameter rebar bearing South 00 Degrees 20 Minutes 57 Seconds West 39.63 feet; thence from the point in the apparent centerline of said Creek South 00 Degrees 20 Minutes 57 Seconds West 457.22 feet to a capped 5/8 inch diameter rebar; thence North 90 Degrees 00 Minutes 00 Seconds West 362.08 feet to a capped 5/8 inch diameter rebar; thence South 00 Degrees 00 Minutes 00 Seconds East 462.26 feet to the south Quarter Section line; thence North 90 Degrees 00 Minutes 00 Seconds West 296.42 feet on said south Quarter Section line to the point of beginning, containing 10.00 acres.

Commonly known as: 2828 East 850 South, Bunker Hill, IN 46914-9597

Tax ID Number: 52-14-01-100-009.000-004; 52-14-01-100-009.001-004

This sale is to be made in all respects pursuant to an act of the General Assembly of the State of Indiana, approved March 7, 1931, and entitled *An act concerning proceedings in actions to foreclose real estate mortgages, providing for the sale and custody of the mortgaged premises and repealing all laws conflicting therewith* (see Indiana Code).

It is further provided by law that there shall be no redemption from such sale, and the purchaser at such sale, upon complying with the terms of his purchase, shall be entitled to immediately receive from the undersigned, Sheriff of Miami County, a deed conveying to him, the purchaser, the fee simple title in and to said real estate.

Taken as the property of the Defendant(s) stated above at the suit of Wells Fargo Bank, N.A.. Said sale to be without relief from valuation and/or appraisal laws.

Attorney for Plaintiff  
Unterberg & Associates, P.C.  
8050 Cleveland Place  
Merrillville, IN 46410  
(219) 736-5579  
Atty File: 9982256

**THE SHERIFF'S OFFICE DOES NOT WARRANT THE  
ACCURACY OF THE STREET ADDRESS PUBLISHED HEREIN.**  
Timothy G. Miller, Sheriff of Miami County



**This communication is from a Debt Collector.**

**This is an attempt to collect a debt and any information obtained will be used for that purpose.**